

# **ZONING BOARD OF REVIEW**

## **AGENDA**

**WEDNESDAY, November 5, 2008**

**7:30 P.M. AT TIVERTON TOWN HALL**

**343 HIGHLAND ROAD**

- 1. Charles Temple (variance extension request cont. 9-3; 10-6)**
- 2. Larry Nogueira (variance cont. 9-3; 10-6)**
- 3. Tiverton Yacht Club (variance cont. 8-6; 9-3; 10-6)**
- 4. George Medeiros (special use cont. 9-3; 10-6)**
- 5. Tiverton Land Trust (special use 9-3; 10-6)**
- 6. Kenneth Molicone (variance)**
- 7. Timothy J. Frogatt (variance)**
- 8. Dominic Zangari (variance)**
- 9. Luis M. Pacheco, VP All Fresh Donuts (special use)**
- 10. Administrative Items (minutes, decisions, motions, etc.)**

**INDIVIDUALS REQUESTING INTERPRETER SERVICES FOR THE HEARING IMPAIRED MUST CALL 625-6715 SEVENTY-TWO (72) HOURS IN ADVANCE OF THE MEETING.**

**THE ABOVE LOCATION IS ACCESSIBLE TO THE HANDICAPPED.**

**The following petitions were received and will be heard by the Tiverton Zoning Board of Review on Wednesday, November 5, 2008 at 7:30 p.m. at the Tiverton Town Hall, 343 Highland Road.**

**A petition has been filed by Charles Temple of 491 Stafford Road, Tiverton, RI requesting an extension of time on a variance or a determination that he has exercised the permission granted to him on February 2, 2007 regarding property located at 491 Stafford Road, Tiverton, RI being Map 3-12 Block 113 Card 39 on Tiverton Tax Assessor's maps and in a R60 zoning district.**

**A petition has been filed by Larry Nogueira of New Bedford, MA requesting a variance to Article V Section 1, Article VII Section 4 and Article XVII of the Tiverton Zoning Ordinance in order to construct a single family dwelling at 0 Three Rod Way, Tiverton, RI being Map 1-3 Block 185 Card 20 on Tiverton Tax Assessor's maps closer to the front, rear and side yard setbacks and with less than required lot area located in a R80 zoning district.**

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**A petition has been filed by the Tiverton Yacht Club, 58 Riverside Drive requesting a variance to Article V, Section 1 of the Tiverton Zoning Ordinance in order to permit existing lockers to remain located at 0 Riverside Drive, Tiverton, RI being Map 6-5, Block 73,**

**Card 30 on Tiverton Tax Assessor's maps closer to the side yard setback than currently allowed in a waterfront zoning district.**

**A petition has been filed by George T. Medeiros of 1031 Stafford Road, Tiverton, RI requesting a special use permit to Article XII of the Tiverton Zoning Ordinance in order to replace the existing sign with an internally illuminated sign and a small electronic lighted changeable message sign at 1031 Stafford Road, Tiverton, RI being Map 4-10 Block 99 Card 93F on Tiverton Tax Assessor's maps and located in a R60 zoning district.**

**A petition has been filed by Constance Lima, President of the Tiverton Land Trust requesting a special use permit to Article IV Section 6.c.1. and/or Article IV Section 14 of the Tiverton Zoning Ordinance in order to construct an building for educational purposes at 3228 Main Road, Tiverton, RI being Maps 2-5 & 2-6 Block 119 Card 2 on Tiverton Tax Assessor's maps and located in a Open Space zoning district.**

**A petition has been filed by Kenneth Mollicone of Somerset, MA requesting a variance to Article IX Section 7.c. and Article V Section 1 of the Tiverton Zoning Ordinance in order to reduce the required rear yard setback requirements of lots 2, 3, 10 and 12 from 60' to 35' as per the rural residential subdivision regulations located at the west side of North Brayton Road, Tiverton, RI being Map 2-10 Block 113 Card 87 on Tiverton Tax Assessor's maps in a R60 zoning district.**

**A petition has been filed by Timothy J. Froggatt of 352 Winnisimet Drive, Tiverton, RI requesting a variance to Article V Section 1 of the Tiverton Zoning Ordinance in order to construct a garage with storage space at 352 Winnisimet Drive, Tiverton, RI being Map 1-7 Block 179 Card 73 on Tiverton Tax Assessor's Maps closer to the rear and side yard setbacks than currently allowed in a R80 zoning district.**

**A petition has been filed by Dominick Zangari, Jr. of Tiverton, RI requesting a variance to Article IV Section 14A and Article 2 Section 3 of the Tiverton Zoning Ordinance in order to raze the existing dwelling and leave the existing garage at 877 Seapowet Avenue, Tiverton, RI being Map 1-5 Block 121 Card 4C on Tiverton Tax Assessor's Maps whereby an accessory structure is not allowed without a main use in a R80 zoning district.**

**A petition has been filed by Luis M. Pacheco, Vice President All Fresh Donuts d/b/a Sip 'n Dip Donuts requesting a special use permit to Article IV Section 8.e. of the Tiverton Zoning Ordinance in order to construct drive through windows at 2 Crandall Road, Tiverton, RI being Map 4-9 Block 144 Card 5 on Tiverton Tax Assessor's maps whereby a special use permit is required for this use in a General Commercial zoning district.**